# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 03/24/05 12:05 2 pgs
Fees:13.00 Taxes:1230.25
20050324-0032071

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $332,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF MARCH, 2005.

Notary Public

MY COMMISSION EXPIRES: 9/20/08
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Plantation Title, LLC, 7620 Highway 70S, Nashville, TN 37221

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Darek Brandon Bell and Amy Bell | New Owner | Map 156-00-0 |
| (NAME) 7900 Highway 100 | (NAME) | Parcel 14.08 |
| (ADDRESS) Nashville, Tennessee 37221 | (ADDRESS) | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Carrie Bayuzick Hargis and husband Gary K Hargis**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Darek Brandon Bell and wife, Amy Bell**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Beginning at an iron pin in the northwesterly margin of State Highway 100, said pin being at the easterly most corner of the property conveyed to Carrie Hargis, of record in Deed Book 10018, Page 27, Register's Office of Davidson County, Tennessee;

Thence with the northwesterly margin of State Highway 100, South 53 deg. 06' 00" West., 14.92 feet to an iron pin;

Thence, South 36 deg. 54' 00"East, 17.00 feet to an iron pin;

Thence, along a curve with a central angle of 2 deg. 20' 49", and a radius of 5,697.00', a chord bearing of South 53 deg. 49'59" West, 233.34 feet, a distance of 233.35 feet to a point;

Thence, leaving said margin of State Highway 100, North 20 deg. 12'21" West, 230.59 feet to a point'

Thence North 77 deg. 58' 32" West, 360.57 feet to a point in the easterly margin of the Harpeth River;

Thence with the easterly margin of the Harpeth River, North 24 deg. 16'38" East, 474.37 feet to an iron pin;

Thence, leaving said margin of the Harpeth River, South 37 deg. 10'04" East, 707.30 feet to the point of beginning, containing 4.055 acres.

Being the same property conveyed to Carrie Bayuzick Hargis by Quit Claim Deed from Robert J. Bayuzick and wife, Jeannette Bayuzick of record in Book 10424, Page 876, Register's Office of Davidson County, Tennessee.

Carrie Bayuzick Hargis is married, and husband Gary K. Hargis, joins in the conveyance of this property.

unimproved ☐
This is improved ☒ property, known as 7900 Highway 100, Nashville, TN 37224
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 21st day of March, 2005.

Carrie Bayuzick Hargis

Carrie Bayuzick Hargis

Gary K. Hargis Jr

Gary K Hargis

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Carrie Bayuzick Hargis and husband Gary K Hargis, with whom I am personally acquainted and who upon his/her/their oath acknowledged himself/herself/themselves to be the person(s) who executed the foregoing instrument for the purposes there contained.

Witness my hand and official seal at Nashville, Tennessee this 22nd day of March, 2005.

Regina E. Johnson

Notary Public

Commission expires: 5-24-2008

REGINA E. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.